

ORDINANCE 95-30

TO AMEND THE BLOOMINGTON ZONING MAPS FROM
RS3.5/PRO6 to PUD,
AND APPROVE THE PRELIMINARY PLAN
Re: 2031 S. Weimer Road
(Cora Ann Sudbury, Petitioner)

WHEREAS, the Common Council adopted Ordinance 95-21 which repealed and replaced Title 20 of the Bloomington Municipal Code entitled "Zoning", including the incorporated zoning maps, and Title 21, entitled "Land Use and Development" on May 1, 1995; and

WHEREAS, the Plan Commission has considered this case, PUD-26-95, and recommended that the petitioner, Cora Ann Sudbury, be granted PUD designation and preliminary plan approval and request that the Common Council consider their petition;

NOW, THEREFORE, BE IT HEREBY ORDAINED BY THE COMMON COUNCIL OF THE CITY OF BLOOMINGTON, MONROE COUNTY, INDIANA, THAT:

SECTION I. Through the authority of IC 36-7-4 and pursuant to Chapter 20.05.09 of the Bloomington Municipal Code, the preliminary plan be approved and the property designated a Planned Unit Development. The property is located at 2031 South Weimer Road and is further described as follows:

A part of the East half of Section 7, Township 8 North, Range 1 West, Monroe County, Indiana, described as follows: **Beginning** at a point that is 1320.00 feet south of the northwest corner of the northeast quarter of said Section 7, said point being on the west line of said quarter and in Weimer Road; thence leaving said west line and said road and running East and parallel to the north line of said section for 1800.00 feet; thence North 50 degrees 28 minutes 39 seconds East for 1088.96 feet and to a point on the east line of said Section 7; thence running with said section line South for 3023.50 feet; thence leaving said section line and running West for 1041.06 feet; thence North and parallel with the east line of said Section for 1620.50; thence West for 1598.94 feet and to the west line of said northeast quarter and in said Weimer Road; thence running on said line and in said road North for 710.00 feet and to the point of beginning, containing in all 88.44 acres, more or less.

Subject to a 25.00 foot easement from the centerline of said Weimer Road for County Highway right-of-way.

ALSO, a part of the Northwest quarter of the Northwest quarter of Section 8, Township 8 North, Range 1 West, Monroe County, Indiana described as follows: **Beginning** at a point that is 760.00 feet East of the northwest corner of said Section 8 and on the north line of said Section; thence continuing on said north line East for 395.00 feet; thence leaving said line and running South for 1320.00 feet and to the south line of said quarter quarter; thence running on said line West for 1155.00 feet and to the west line of said Section 8; thence running on said west section line north for 693.00 feet; thence leaving said line and running North 50 degrees 28 minutes 39 seconds East for 985.26 feet and to the point of beginning, containing in all 29.53 acres more or less.

ALSO, a part of the Northwest quarter of the Southwest quarter of Section 8, Township 8 North, Range 1 West, Monroe County, Indiana, described as follows: **Beginning** at the northwest corner of said quarter quarter; thence running with the north line of said quarter quarter East for 577.50 feet; thence leaving said line and running South 43 degrees 24 minutes 32 seconds West for 840.37 feet and to the west line of said Section 8; thence running with said Section line North for 610.50 feet and to the point of beginning. Containing in all 4.05 acres more or less

ALSO, a part of the North half of the Northeast quarter of Section 7, Township 8 North, Range 1 West. Also a part of the Northwest quarter of the Northwest quarter of Section 8, Township 8 North, Range 1 West all in Monroe County, Indiana and being more particularly described as follows: A part of the North half of the Northeast quarter of Section 7, Township 8 North, Range 1 West, Monroe County, Indiana, described as

follows: **Beginning** at the northwest corner of said quarter; thence running on the north line of said Section East for 2640.00 feet and to the northeast corner of said Section 7, thence leaving said north line and running with the east line of said section South for 627.00 feet; thence leaving said east line and running South 50 degrees 28 minutes 39 seconds West for 1088.96 feet; thence running West and parallel with the north line of said section for 1800.00 feet and to the west line of said quarter and to a point in Weimer Road; thence running with said west line and in said Road North for 1320.00 feet and to the point of beginning, containing in all 73.32 acres, more or less.


Subject to a 25.00 foot easement from the centerline of said Weimer Road for County Highway right-of-way.

ALSO, a part of the Northwest quarter of the Northwest quarter in Section 8, Township 8 North, Range 1 West, Monroe County, Indiana, described as follows: **Beginning** at the northwest corner of said section 8; thence running on the north line of said section East for 760.00 feet thence leaving said line and running South 50 degrees 28 minutes 39 seconds West for 985.26 feet and to a point on the west line of said section; thence running on said west section line North for 627.00 feet and to the point of beginning, containing in all 5.47 acres, more or less.

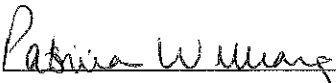
SECTION II. The Preliminary Plan shall be attached hereto and made a part thereof.

SECTION III. This ordinance shall be in full force and effect from and after its passage by the Common Council and approval by the Mayor.

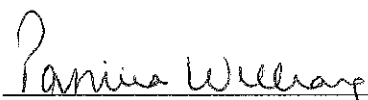
PASSED AND ADOPTED by the Common Council of the City of Bloomington, Monroe County, Indiana, upon this 19 day of July, 1995.


IRIS KIESLING, President
Bloomington Common Council

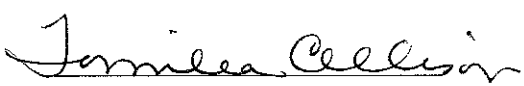
ATTEST:


PATRICIA WILLIAMS, Clerk
City of Bloomington

PRESENTED by me to Mayor of the City of Bloomington, Monroe County, Indiana, upon this 20 day of July, 1995.


PATRICIA WILLIAMS, Clerk
City of Bloomington

SIGNED AND APPROVED by me upon this 21st day of July, 1995.


TOMILEA ALLISON, Mayor
City of Bloomington

SYNOPSIS

This ordinance approves a preliminary plan and designates 208.9 acres a Planned Unit Development. The plan includes 870 units of single and attached housing and a 12.8 acre commercial site, or 1,032 units if the commercial site is developed residentially.